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MINUTES

REGULAR MEETING OF THE HOUSING COMMISSION OF THE CITY OF ALAMEDA HELD WEDNESDAY, OCTOBER 19, 2005

The Commission was called to order at 7:00 p.m. with Chair King presiding.

PLEDGE OF ALLEGIANCE

1. ROLL CALL

Present: Commissioners Gormley, Kurrasch, Trujillo and Chair King.

Absent: Commissioners Rash, Robles-Wong and Tremain.

2. CONSENT CALENDAR

Commissioner Kurrasch moved to adopt the Consent Calendar. Commissioner Trujillo seconded. Motion carried unanimously. All items accepted or adopted are indicated with an asterisk.

*2-A. Minutes of the Housing Commission Regular Meeting held September 21, 2005. Minutes accepted.

*2-B. Budget Variance Report. This report was accepted.

*2-C. Quarterly Investment Report. The Housing Commission accepted the report on the Housing Authority's investment portfolio as of September 30, 2005.

3. AGENDA

3-A. Approving Consolidated Katrina Disaster Contributions Contract to Provide Housing Assistance for Victims of Hurricane Katrina. Executive Director Pucci explained that HUD established a new program, Katrina Disaster Housing Assistance Program (KDHP), for disaster victims who were public housing tenants, Section 8 Voucher tenants, or other HUD program tenants, or who were homeless before the disaster occurred. The program would provide up to 18 months housing assistance. It would pay 100% of the rent, up to the fair market rent, and provide security deposits and deposits for utilities. It would also provide housing authorities with \$1,000 per family to assist them in the lease-up process. He explained how this \$1,000 could be used. The unknown in this program is how much funding will be provided. HUD wants a blank contract signed by the Housing Authority which Mr. Pucci does not recommend. Further information needs to be obtained on funding amounts and how the funds can be spent. Mr. Pucci has not received any answers from HUD to the questions detailed in the report. He recommends approval of the contract only if these eight questions and concerns are addressed. These questions need to be answered before moving forward to the Board of Commissioners. He has spoken with local housing authorities and all agree there may not be many families who meet the criteria of the program. FEMA would certify if families are eligible.

Chair King asked if disaster victims could port-in or port-out. Mr. Pucci replied no because victims are getting KDHP assistance and not Section 8 assistance, with only 18 months of assistance maximum. He is questioning HUD on what happens after 18 months.

Commissioner Kurrasch moved recommending to the Board of Commissioners to approve the Consolidated Katrina Disaster Contributions Contract with the U. S. Department of Housing and Urban Development and authorize the Executive Director to enter into this contract only if certain questions and concerns are addressed. Commissioner Gormley seconded. Motion carried unanimously.

4. ORAL COMMUNICATIONS

Speaker Thordie Ashley, Independence Plaza resident, described concerns with tenants using the parking zones, fire lane, bringing in extra laundry in laundry room, broken elevator and pets in the units. Mr. Pucci described the pet policy prohibiting pets in certain buildings. He said an assistive animal cannot be denied in any building if it is documented an assistive animal.

Speaker Helen Sam, Independence Plaza resident, expressed her concern that Independence Plaza has become a nursery school and teenage haven. The complex is overwhelmed with children. They are causing damages and using the laundry. She asked if something could be done. Mr. Pucci responded he hadn't heard any specific reports of damage on site caused by children. He has heard that some grandparents are babysitting children. He asked residents to report incidents. He said he will investigate. Ms. Ashley also described various incidents.

5. COMMISSIONER COMMUNICATIONS

Chair King described her tour of housing developments in Chicago and the NAHRO conference in Chicago in October. She also attended a meeting for the MacArthur Foundation and described the foundation. She recommended Commissioner(s) attending the NAHRO conference in Incline Village, Nevada in November attended the Commissioner Youth Advocacy session. The next National NAHRO meeting will be in Atlanta, Georgia. Commissioner Gormley will be attending the NAHRO Legislative meeting in March 2006.

6. ADJOURNMENT

There being no further discussion, Chair King adjourned the meeting at 7:31 p.m.

Garnetta King, Chair

Attest:

Michael T. Pucci
Executive Director / Secretary